

TITLE TO REAL ESTATE - Mann, Foster, & Richardson; Attorneys at Law, Greenville, S. C.

Vol 1014 p. 681

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS, that I, Walter Cline Massey,

in consideration of One and No/100 ----- Dollars and the premises herein the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto Margaret P. Ballew, her heirs and assigns, forever:

An undivided one-half (1/2) interest in and to:

All that certain piece, parcel or lot of land situate, lying and being on the southern side of Avery Street, in the County of Greenville, State of South Carolina, being shown and designated as Lot 8 on a plat of PROPERTY OF WILLIAM R. TIMMONS, JR., made by C. O. Riddle, Surveyor, June, 1959, recorded in the RMC Office for Greenville County in Plat Book MM, at Page 127, and having according to said plat, the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Avery Street at the joint front corner of Lots 7 and 8, and running thence along the common line of said Lots S. 28-56 E. 169.4 feet to a point; thence running S. 58-22 W. 87.1 feet to a point; thence running along the common line of Lots 8 and 9 N. 28-56 W. 173.4 feet to a point on the southern side of Avery Street; thence along the said Avery Street N. 61-04 E. 87 feet to the point of beginning.

This conveyance is subject to all restrictions, set-back lines, roadways, zoning ordinances, easements and rights-of-way, if any, affecting the above described property.

This being the same property conveyed to Grantor herein by deed from Golden Grove Properties, Inc. recorded in Deed Book 996 at Page 172 and a 1/2 interest conveyed to Grantor by Joanne S. Massey by deed dated January 4, 1975, and recorded in Deed Book 1013 at Page 881.

This property is subject to mortgage in favor of Collateral Investment Company by Grantor herein, which mortgage is recorded in the RMC Office for Greenville County in Mortgage Book 1305 at Page 485 in the original amount of \$24,200.00 and with a present principal balance of \$22,000.00.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantees(s), and the grantee's(s)' heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s)' heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantees(s) and the grantee's(s)' heirs or successors and assigns against the grantor(s) and the grantor's(s)' heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s)' hand(s) and seal(s) this 13th day of February 1975

SIGNED, sealed and delivered in the presence of

Walter Cline Massey (SEAL)

Elaine M. Baay (SEAL)
Francis R. Leithe (SEAL)

STATE OF SOUTH CAROLINA

PROBATE

COUNTY OF GREENVILLE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s)' act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 13th day of February 1975

Elaine M. Baay (SEAL)

Francis R. Leithe

Notary Public for South Carolina
My commission expires: 2/28/83

STATE OF SOUTH CAROLINA

RENUNCIATION OF DOWER

GRANTOR UNMARRIED

COUNTY OF

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee's(s)' heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this

day of 19

Notary Public for South Carolina (SEAL)

My commission expires:

RECORDED this FEB 14 1975

19 at 3:38 P. M. No.

19743

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